

**Preliminary Land Use Service (PLUS) Meeting  
Room 133, Haslett Armory  
122 William Penn Street  
Dover  
January 30, 2008**

**REVISED 1-24-08 Removed Southpointe Crossing (2008-01-13)**

**Applicants should arrive at least 15 minutes before their appointed time.**

- I. 8:30 AM      **Pre-Meeting Discussion – PLUS Reviewers**
  
- II. 9:00 AM      **Review and Discussion: Ellendale Comp. Plan Amendment (PLUS 2008-01-06)**  
                    **Project:** Comprehensive plan amendment for the Town of Ellendale to include the area formally known as a Special Study Area in the Future Land Use and Potential Growth and Annexation Area of the plan.
  
- III. 9:45 AM      **Review and Discussion: Ingram Village (PLUS 2008-01-07)**  
                    **Location:** North Old State Road near Ellendale  
                    **Project:** Site Plan review for 399 residential units.  
  
                    **NOTE: The applicant is currently pursuing annexation into the Town of Ellendale**
  
- IV. 10:30 AM      **Review and Discussion: Fenwick Pointe Shopping Center (PLUS 2008-01-09)**  
                    **Location:** Southerly side of Lighthouse Road, approximately 200' east of the intersection with Sand Cove Road.  
                    **Project:** Rezoning of 15 acres from AR-1 to CR-1 and site plan review for 102,200 sq. ft. of commercial in the Environmentally Sensitive Developing Area (Level 4)(Sussex County)
  
- V. 11:15 AM      **Review and Discussion: Riverview (PLUS 2008-01-10)**  
                    **Location:** East side of Walter's Bluff Road, South of Indian River Bay  
                    **Project:** Site Plan review for 72 residential units on 78 acres in the Environmentally Sensitive Developing Area (Level 3) (Sussex)
  
- LUNCH**
  
- VI. 1:00 PM      **Review and Discussion: Vessels (PLUS 2008-01-05)**  
                    **Location:** Robinsonville Road west of Route 24.  
                    **Project:** Site plan review for 213 residential units on 162.95 acres in the Environmentally Sensitive Developing Area (Level 4) in Sussex County

- VII. 1:45 PM **Review and Discussion: Marsh Properties (PLUS 2008-01-04)**  
**Location:** Camp Arrowhead Road and both sides for Water View Road at the intersection of Water View Road and Camp Arrowhead Road.  
**Project:** Site plan review for 134 residential units on 93.09 acres within the Environmentally Sensitive Developing Area (Level 3 & 4) in Sussex County.
- VIII. 2:30 PM **Review and Discussion: Rantz Farm (PLUS 2008-01-02)**  
**Location:** Bacon Road east of St. George Road  
**Project:** Site plan review for 166 single family residential units on 76.62 acres in Level 4 (Sussex County)
- IX. 3:00 PM **Review and Discussion: Hampden Park (PLUS 2008-01-03)**  
**Location:** South side of the intersection of Deer Run Road and Route 20  
**Project:** Rezoning of 1.85 acres from GR to B-1 and site plan review for 15,424 sq. ft. of commercial in Level 4 (Sussex County)

**The agenda items times are approximate and subject to change. This agenda is subject to change to include additional items or the deletion of items, which arise at the time of the meeting.**